

## CERTIFICATE OF PUBLIC TION

From THE NEWS-POST

Frederick, Md.

## COVAHEY AND BOOZER

Attorneys at Law

614 Bosley Avenue  
Towson, Maryland 21204  
828-9441**SUBSTITUTED  
TRUSTEES' SALE  
OF VALUABLE****FEE SIMPLE DWELLING PROPERTY  
KNOWN AS NO. 13831 MOTTER STATION ROAD  
ROCKY RIDGE, MARYLAND 21788**

Under and by virtue of the power of sale contained in a certain Deed of Trust from Donald N. Craig and Kay L. Craig, his wife, to C.W. Blomquist and Diane K. Blomquist, Trustees dated the 31st day of July, 1979, and recorded among the Land Records of Frederick County in Liber C.C.K. No. 1091, Folio 228, and Declaration of Substitution of Trustees dated January 3, 1983 and recorded as aforesaid in Liber C.C.K. No. 1189, Folio 377 substituting F. Vernon Boozer and Edward C. Covahey, Jr. as Substituted Trustees under the Deed of Trust aforesaid, and default having occurred under the terms thereof, the undersigned Substituted Trustees will offer for sale at public auction on the premises on

**THURSDAY, MARCH 10, 1983****AT 12:00 O'CLOCK NOON**

All that lot of ground and the improvements thereon situate in the Frederick County, State of Maryland, and described as follows:

BEGINNING for the same at an iron pipe set along the eastern margin of Motters Station Road, said point being at the northwest corner of Lot 1, Mountain View as conveyed by deed from James H. Elgin to Ronald Smith and recorded among the Land Records of Frederick County, Maryland in Liber 901, folio 728 and running thence with the northern boundary of said Lot 1, South 80 degrees 24' 34" East 270.0 feet to an iron pipe found at the northeast corner of Lot 1, thence leaving said Lot 1 and by lines of division now made North 2 degrees 41' 38" West 150.0 feet to an iron pipe set, thence North 80 degrees 24' 34" West 270.0 feet to an iron pipe set along the eastern margin of said road, thence with said road South 2 degrees 41' 38" East 150.0 feet to the place of beginning, containing 40,500 square feet of land, more or less.

The improvements thereon consist of a detached dwelling with 4 bedrooms and 1 1/2 baths.

The property will be sold in "As Is" condition, subject to any existing building violations, etc. and also subject to conditions, restrictions and agreements of record affecting same, if any.

TERMS OF THE SALE: Cash or certified check deposit in the amount of \$5200.00 or 10% of the purchase price, whichever is greater, will be required of the purchaser at the time and place of sale, balance in cash, upon final ratification of the sale by the Circuit Court of Frederick County and to bear interest at the rate of 11.125% per annum from date of sale to date of settlement. Taxes, water rent and ground rent, if any, to be adjusted to date of sale. All other public charges and assessments payable on an annual basis, including sanitary and/or metropolitan district charges to be adjusted for the current year to date of sale and assumed thereafter by the purchaser. Cost of all documentary stamps and transfer taxes shall be borne by the purchaser.

**F. VERNON BOOZER  
EDWARD C. COVAHEY, JR.,  
Substituted Trustees**

**ATLANTIC  
AUCTIONS INC**

(301) 523-5100

701 N. PAÇA STREET • BALTIMORE, MARYLAND 21201

Frederick, Md.

March 16, 1983

This is to certify, That the annexed

Sale

was published in

a newspaper published in Frederick County, once a week for

3

successive weeks prior to the

day of

March

1983

THE NEWS-POST

Per

K. J. McKenzie

Filed  
March 24, 1983